

# \$649,999 - 19 New Brighton Drive Se, Calgary

MLS® #A2239416

**\$649,999**

5 Bedroom, 4.00 Bathroom, 1,677 sqft  
Residential on 0.09 Acres

New Brighton, Calgary, Alberta

FANTASTIC 2-storey home in desirable New Brighton! Just steps to the 20-acre park with a clubhouse, a pond, walking/biking paths, playgrounds & splash parks! Two CBE schools are within walking distance (grade 1-4 and grade 5-9). This move-in-ready home offers updated Luxury vinyl plank flooring on the main floor. An open den just off the foyer would make a great home office or play room. Soaring 17 foot ceiling in the bright great room with a gas fireplace! Open concept kitchen offers white cabinetry, STAINLESS appliances, a large central island, & walk-through pantry to the laundry/ mudroom. Bright dining area. Private 2-pce main bath. Upstairs, a spacious master bedroom offers a walk-in closet and 4-pce ensuite w/ SOAKER tub & separate glass shower. Two large kidsâ€™ rooms plus a 3-pce upper bath. Large WEST-facing backyard with mature trees, a freshly stained two-tiered deck & storage shed. A soon to be finished ( Estimated finish July 25,2025) basement with 2 bedrooms, a wet bar and a den, complies with new legal basement development guidelines. With potential to be upgraded to a legal suite, all you need is a separate entrance and a kitchen for the basement! Double attached garage. AIR CONDITIONING. Other updates include NEWER ROOF SHINGLES in 2016, NEWER CARPETS in 2019 and a HOT WATER TANK in 2021

Built in 2001



## Essential Information

MLS® #	A2239416
Price	\$649,999
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,677
Acres	0.09
Year Built	2001
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

## Community Information

Address	19 New Brighton Drive Se
Subdivision	New Brighton
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 4B2

## Amenities

Amenities	None
Parking Spaces	4
Parking	Double Garage Attached, Front Drive, Garage Door Opener, Concrete Driveway
# of Garages	2

## Interior

Interior Features	Chandelier, Closet Organizers, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Vinyl Windows, Walk-In Closet(s), Smart Home, Wet Bar
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Range, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Central, Fireplace(s)
Cooling	Central Air
Fireplace	Yes

# of Fireplaces	1
Fireplaces	Gas, Gas Starter, Glass Doors, Great Room, Blower Fan
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Barbecue, Storage
Lot Description	Back Yard, Few Trees, Landscaped, Lawn, Rectangular Lot, Close to Clubhouse
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	July 18th, 2025
Days on Market	32
Zoning	R-G
HOA Fees	345
HOA Fees Freq.	ANN

### **Listing Details**

Listing Office	First Place Realty
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